

Single Family Residence **RESIDENTIAL**

5265 KENDALL ST

RIVERSIDE, CA 92506

\$648,823 TopHap Estimate · \$403 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

1.8

BATHS

1,610 ft²

LIVING AREA

0.21 ac

LOT SIZE

1957

YEAR BUILT

1

STORIES

3

PARKING

VALUATION

\$649K

\$625K low

\$673K high

Last Sale

\$305,000 · Feb 3, 2005

Est. Owner Equity

\$332,323

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax	\$5,301 (2025)
Assessed Value	\$488,315
Previous Assessed	\$478,741
Assessor Market Value	\$427,590

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.21
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 23, 2005	Quitclaim	Quit Claim Transfer			\$322K
Dec 21, 2004	Resale	Grant Deed	\$305,000	\$189	\$305K
Aug 29, 2003	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Central Middle School of Arts and Innovation	Middle	7–8	0.6 mi
Magnolia Elementary School	Elementary	KG–6	0.7 mi
Poly High School	High	9–12	2.1 mi

District: Riverside Unified School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 92506

65 CRIME INDEX	104 AIR POLLUTION	47,695 POPULATION	\$109K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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